

# Unit 2930 Point East Dr # E104 - Point East I

2930 Point East Dr # E104 - 2999 Point East Dr, Aventura, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11498271
Status:	Pending
Size:	817 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking
View:	
List Price:	\$215,000
List PPSF:	\$263
Valuated Price:	\$180,000
Valuated PPSF:	\$220

*The above valuated price is a baseline figure that does not take into account any specific renovation, upgrade, split, merge, or deterioration of the unit.*

## Building Information

Number of units:	312
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	1%
Number of sales over the last 12 months:	17
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	4

## Building Association Information

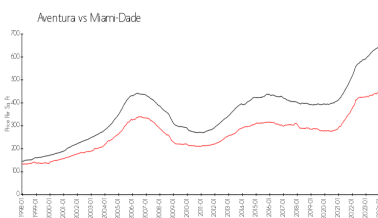
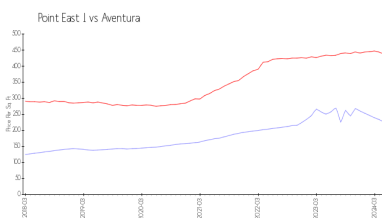
Point East One  
2895 Point East Dr  
Aventura. Florida. 33160  
Telephone: (305) 9313960 Ext-1  
Fax: (305) 931 6892

<https://www.pointeastonecondominium.com/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
E610	763 sq ft	Jun 2024	\$155,000	\$203
C-507	768 sq ft	Jun 2024	\$279,500	\$364
E512	768 sq ft	Apr 2024	\$155,000	\$202
C314	1,083 sq ft	Mar 2024	\$220,000	\$203
D311	763 sq ft	Feb 2024	\$141,180	\$185

## Market Information

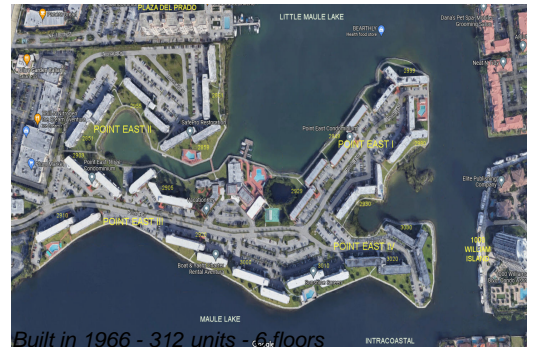


Point East I: \$225/sq. ft.  
Aventura: \$437/sq. ft.

Aventura: \$437/sq. ft.  
Miami-Dade: \$705/sq. ft.

## Inventory for Sale

Point East I 2%



Aventura	4%
Miami-Dade	3%

**Avg. Time to Close Over Last 12 Months**

Point East I	63 days
Aventura	92 days
Miami-Dade	82 days